



The City of West University Place
A Neighborhood City

Zoning & Planning Commission

Municipal Building 3800 University Blvd

Meeting Minutes

September 13, 2018

MEMBERS PRESENT:

Richard Wilson, John Cutrer, Mac Jensen, Michael McEnany, Pete Johnston, Mimi Tsai and Brian Brantley

STAFF PRESENT:

Alan Petrov, City Attorney, Debbie Scarcella, City Planner and Josie M. Hayes, Public Works Administrative Coordinator

GUEST:

Simona Patru, Bruce Watkins, Patricia Darnauer, John Tainer, Julie Ellis, Ray, Robert Grossman, Amal Patel, Susan Kasper and Reid Wilson

1. **Notices, Rules, Etc.** Richard Wilson; Chairman, called the meeting to order at 6:20 pm, and asked commission members and staff to introduce themselves. Richard Wilson asked staff to confirm that appropriate notices were given. Josie Hayes stated notices were posted per state and local laws.
2. **Rezoning Request for Lots 1-4, Block 25 of Collegeview Section One.** There was discussion regarding the rezoning request by AT&T located at the corner of Academy St. and Ruskin St. (parking lot behind the AT&T building) being Lots 1-4 of Block 25 of Collegeview Subdivision. ZPC received public comments from residents and an attorney representing Mr. Grossman. At 6:49 p.m. Richard Wilson moved to recess the meeting into Executive Session in accordance with Chapter 551 of the Texas Government Code. John Cutrer seconded the motion. **Motion passed.**

At 7:31 p.m., the executive session ended per City Attorney, Alan Petrov and the regular meeting resumed.

After discussion and deliberation, Richard Wilson made a motion to approve staff's draft preliminary report to City Council recommending that a Joint Public Hearing be held. Seconded by Michael McEnany. **AYES:** Richard Wilson, John Cutrer, Michael McEnany, Pete Johnson and Brian Brantley. **NOES:** Mac Jensen and Mimi Tsai. **Motion carried.**





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3. **Balconies and Front Porches.** There was general discussion regarding the proposed amendment. After deliberation, Richard Wilson made a motion to approve staff's draft preliminary report with minor modifications to City Council recommending that a Joint Public Hearing be held. Seconded by Mimi Tsai. **AYES:** Richard Wilson, John Cutrer, Mac Jensen, Michael McEnany, Pete Johnson, Mimi Tsai and Brian Brantley. **NOES:** None. **Motion passed.**
4. **Fence-like Hedges.** There was general discussion regarding prohibiting all fence-like hedges in the front yard and a three year sunset provision for existing hedges to comply. After deliberation, Richard Wilson made a motion to approve staff's preliminary report with minor modifications to City Council recommending that a Joint Public Hearing be held. Seconded by John Cutrer. **AYES:** Richard Wilson, John Cutrer, Mac Jensen, Michael McEnany, Pete Johnston, Mimi Tsai and Brian Brantley. **NOES:** None. **Motion passed.**
5. **Structure Height.** There was discussion regarding to allow existing residential structures located in a flood zone (A or Shaded X) to be able to elevate the roof a distance equivalent to the height of the foundation when elevating the structure due to flooding. The maximum elevation cannot exceed 39'. Richard Wilson made a motion to approve staff's preliminary report to City Council recommending that a Joint Public Hearing be held. Seconded by John Cutrer. **AYES:** Richard Wilson, John Cutrer, Mac Jensen, Michael McEnany, Pete Johnson, Mimi Tsai and Brian Brantley. **NOES:** None. **Motion passed.**
6. **Minutes.** The commission reviewed the minutes of the meeting held on August 9, 2018. Pete Johnston made a motion to approve the meeting minutes as amended. Second by John Cutrer. **Motion carried.**

[Adjournment]

John Cutrer made a motion to adjourn. Second by Pete Johnston. **Motion carried.** Meeting adjourned at 8:08 p.m.

PASSED THIS 14th DAY OF October, 2018.



Presiding Officer

ATTEST: Josie M. Hayes

Mrs. Josie M. Hayes, Public Works Administrative Coordinator

